

Real Estate Excise Tax Affidavit (RCW 82.45-WAC 458-61A)

Form 84 0001a

Only for sales in a single location code on or after January 1, 2023.
This affidavit will not be accepted unless all areas on all pages are fully and accurately completed.
This form is your receipt when stamped by cashier. Please type or print.

☐ Check box if partial sale, indicate % _____ sold.

List percentage of ownership acquired next to each name.

1 Seller/Grantor

Name Kory J. Hendrickson

Molly J. Hendrickson

Mailing address 1939 Golfview Drive

City/state/zip Clarkston WA 99403

Phone (including area code) _____

2 Buyer/Grantee

Name LBBL, LLC, an Idaho LLC

Mailing address 621 W Mallon Ave, Suite 509

City/state/zip Spokane WA 99201

Phone (including area code) _____

3 Send all property tax correspondence to: ☒ Same as Buyer/Grantee

Name LBBL, LLC, an Idaho LLC

Mailing address 621 W Mallon Ave, Suite 509

City/state/zip Spokane WA 99201

4 Street address of property 1930 Coulter Lane, Clarkston, WA 99403

This property is located in Asotin Unincorp (for unincorporated locations please select your county) ☒ X

☐ Check box if any of the listed parcels are being segregated from another parcel, are part of a boundary line adjustment or parcels being merged.

Legal description of property (if you need more space, attach a separate sheet to each page of the affidavit).

-See attached 'Exhibit A'.

List all real and personal property tax parcel account numbers	Personal property?	Assessed value(s)
10043801000300000	☐	77,900.00
	☐	
	☐	

5 Land use code 11 Household, single family units

Enter any additional codes _____

(see back of last page for instructions)

Was the seller receiving a property tax exemption or deferral under RCW 84.36, 84.37, or 84.38 (nonprofit org., senior citizen or disabled person, homeowner with limited income)? ☐ Yes ☒ No

Is this property predominately used for timber (as classified under RCW 84.34 and 84.33) or agriculture (as classified under RCW 84.34.020) and will continue in it's current use? If yes and the transfer involves multiple parcels with different classifications, complete the predominate use calculator (see instructions) ☐ Yes ☒ No

6 Is this property designated as forest land per RCW 84.33? ☐ Yes ☒ No

Is this property classified as current use (open space, farm and agricultural, or timber) land per RCW 84.34? ☐ Yes ☒ No

Is this property receiving special valuation as historical property per RCW 84.26? ☐ Yes ☒ No

If any answers are yes, complete as instructed below.

(1) NOTICE OF CONTINUANCE (FOREST LAND OR CURRENT USE)
NEW OWNER(S): To continue the current designation as forest land or classification as current use (open space, farm and agriculture, or timber) land, you must sign on (3) below. The county assessor must then determine if the land transferred continues to qualify and will indicate by signing below. If the land no longer qualifies or you do not wish to continue the designation or classification, it will be removed and the compensating or additional taxes will be due and payable by the seller or transferor at the time of sale (RCW 84.33.140 or 84.34.108). Prior to signing (3) below, you may contact your local county assessor for more information.

This land: ☐ does ☒ does not qualify for continuance

Deputy assessor signature _____

Date _____

(2) NOTICE OF COMPLIANCE (HISTORIC PROPERTY)

NEW OWNER(S): To continue special valuation as historic property, sign (3) below. If the new owner(s) doesn't wish to continue, all additional tax calculated pursuant to RCW 84.26, shall be due and payable by the seller or transferor at the time of sale.

(3) NEW OWNER(S) SIGNATURE

Signature _____

Signature _____

Print name _____ Print name _____

8 I CERTIFY UNDER PENALTY OF PERJURY THAT THE FOREGOING IS TRUE AND CORRECT

Signature of grantor or agent Kory J. Hendrickson

Name (print) Kory J. Hendrickson

Date & city of signing 1/19/24 Clarkston

Signature of grantee or agent Wife

Name (print) LBBL, LLC, an Idaho LLC

Date & city of signing 1/19/24 Clarkston

Perjury is a crime and is punishable by imprisonment for up to five years or a fine of up to \$5,000 or both.

To ask about the availability of this publication in alternative formats, please call 360-705-6705. Teletype

REV 84 0001a (09/08/22)

THIS SPACE TREASURER'S USE ONLY

COUNTY TREASURER

DATE 01/19/2024 - RECEIPT No. 56580 - Alliance Title - Clarkston

Print on legal size paper

Page 1 of 1

EXHIBIT "A"

653572

That part of Lot 10 in Block "BBB" of Vineland, according to the official plat thereof, filed in Book C of Plats at Page(s) 3, records of Asotin County, Washington, more particularly described as follows: Beginning at the Southeast corner of said Lot 10; thence North 80°51' West along the South line of said Lot 10 a distance of 90.0 feet; thence North 85°10' West along said South line a distance of 62.0 feet; thence North 64°45' West along said South line a distance of 309.91 feet; thence North 39°04' East a distance of 141.69 feet; thence South 73°56' East a distance of 356.85 feet to a point on the East line of said Lot 10; thence South 0°27' West along said East line a distance of 162.99 feet to the Place of Beginning.

"A"

653572

Beginning at the Southeast corner of said Lot 10; thence North 80°51' West along the South line of said Lot 10 a distance of 90.0 feet; thence North 85°10' West along said South line a distance of 62.0 feet; thence North 64°45' West along said South line a distance of 309.91 feet; thence North 39°04' East a distance of 141.69 feet; thence South 73°56' East a distance of 356.85 feet to a point on the East line of said Lot 10; thence South 0°27' West along said East line a distance of 162.99 feet to the Place of Beginning.	Beginning at the Southeast corner of said Lot 10; thence North 80°51' West along the South line of said Lot 10 a distance of 90.0 feet; thence North 85°10' West along said South line a distance of 62.0 feet; thence North 64°45' West along said South line a distance of 309.91 feet; thence North 39°04' East a distance of 141.69 feet; thence South 73°56' East a distance of 356.85 feet to a point on the East line of said Lot 10; thence South 0°27' West along said East line a distance of 162.99 feet to the Place of Beginning.
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